

GENERAL SERVICES ADMINISTRATION PUBLIC BUILDINGS SERVICE LEASE AMENDMENT	LEASE AMENDMENT No.2 TO LEASE NO. GS-04P-LAL60312
ADDRESS OF PREMISES 200 North Royal Street Mobile, AL 36602-3998	PDN Number: PS0046842

THIS AMENDMENT is made and entered into between **CASTLE USA, LLC**

Whose address is: 1199 AULOA ROAD
KAILUA, HI 96734-4658

Hereinafter called the Lessor, and the **UNITED STATES OF AMERICA**, hereinafter called the Government:

WHEREAS, the parties hereto desire to amend the above Lease to issue Notice to Proceed (NTP) for Fiscal Year 2020 Scope of Work: Additional CoVID-19 related above standard services.

NOW THEREFORE, these parties for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, covenant and agree that the said Lease is amended, effective **JUNE 16, 2020** as follows:

- 1) To issue Notice to Proceed (NTP) to provide above standard janitorial services as required and outlined per the attached Scope of work Lease # GS-04P-LAL60312.
- 2) The Government shall pay the Lessor for the total cost of the Scope of Work as follows:

The Government and the Lessor have agreed that the total cost for Scope of Work is a weekly cost of (b) (4) resulting in a total cost for 16 weeks not to exceed (b) (4) (Exhibit B). The total Scope of Work cost includes all the Lessor's fees for general and administrative costs, profit and any and all other fees associated with the completion of the Tenant Improvements.

This Lease Amendment contains 6 pages.

All other terms and conditions of the lease shall remain in force and effect.
IN WITNESS WHEREOF, the parties subscribed their names as of the below date.

FOR THE LESSOR:

By: KARLTON AN Limited
 Signature: (b) (6)
 Name: KARLTON AN
 Title: CEO
 Entity Name: CASTLE USA, LLC
 Date: 06/22/2020

FOR THE GOVERNMENT:

Signature: (b) (6)
 Name: WILL E. MONTGOMERY
 Title: Lease Contracting Officer
 GSA, Public Buildings Service,
 Date: 06/24/2020

WITNESSED FOR THE LESSOR BY:

Signature: (b) (6)
 Name: H. Mitchell Diller
 Title: Chairman
 Date: 06-22-2020

- 3) An advance copy of the invoice must be sent to Lease Contracting Officer, at elaine.peters@gsa.gov Upon approval by the LCO, the Lessor must submit the properly executed invoice directly to <http://www.finance.gsa.gov> or a properly executed original invoice shall be forwarded to:

General Services Administration
FTS and PBS Procurement Division (7BCP)
P.O. Box 17181
Fort Worth, Texas 78101-0181

A copy of the invoice must be provided to the Leasing Specialist at the following address:

General Services Administration
Attn: Neil Montgomery
77 Forsyth Street, SW
Atlanta, GA 30303-3458

For an invoice to be proper, it must:

- Be received after the execution of this LA.
 - Reference Pegasys Document Number (PDN)
 - Include a unique, vendor-supplied invoice number
 - Indicate the exact payment amount requested, and
Specify the payee's name and address. Payee's name and address MUST EXACTLY match the Lessor's name and address listed
- 4) Any changes of the Scope of Work resulting in a financial, conditional or term change to the lease agreement, of any type, must be approved, in writing by the GSA Contracting Officer.

Exhibit A: Fiscal Year 2020 Scope of Work: Additional CoVID-19 related above standard services

INITIALS:

LESSOR

&

GOVT

Scope of Work: Additional CoVID-19 related above standard services.

1. The contractor shall perform all custodial services specified in the applicable facility contracts, including the regular cleaning of surfaces using cleaning products compatible with the surfaces cleaned.
2. The contractor shall routinely wipe down all solid, high contact surfaces in common and high traffic areas using a disinfectant from the EPA-registered list of products identified as effective against Novel Coronavirus SARS-CoV-2 (see list at <https://www.epa.gov/pesticide-registration/list-n-disinfectants-use-against-sars-cov-2>), or other product containing the same active ingredient(s) at the same or greater concentration than those on the list. Contractor shall use the product in accordance with directions provided by the manufacturer. Disinfection application and products should be chosen so as to not damage interior finishes or furnishings including art murals and historic materials. "Routinely," for purposes of this section, is defined as no less than three times daily (beginning no earlier than 10:00 am, 2:00 pm and 4:00 pm Monday through Friday).
3. Examples of solid, high contact surfaces in common and high traffic areas include but are not limited to: handrails, door knobs, light switches, countertops, water faucets and handles, elevator buttons, sinks, toilets and control handles, table tops, restroom stall handles, toilet paper and other paper dispensers, door handles and push plates, water cooler and drinking fountain controls. Disinfected surfaces should be allowed to air dry. Providing disposable disinfectant wipes and the wiping down of agency owned equipment such as telephones, computers, keyboards, docking stations, computer power supplies, and computer mouse, personal fans and heaters, desk lighting, etc. remains the responsibility of each building occupant.
4. The contractor shall provide hand sanitizer stations, at all restroom entrances, breakroom, elevators and conference room doors in the building and provide refills as needed daily.

End of Scope

